holbrook moran estate agents

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283 Church Road
Redfield
Bristol
BS5 9HT



£157,000

1 Bedrooms

Flat , Valma Court, Dundridge Lane, Bristol

Holbrook Moran are delighted to present this charming one-bedroom flat, offering stylish and low-maintenance living in a peaceful and sought-after area. Well presented and well looked after, this property is ideal for first time buyers looking for a home ready to move straight into.

The property features a bright open-plan living and kitchen area, enhanced by large windows that allow an abundance of natural light to flood the flat throughout the day, creating an exceptionally light and airy feel. The well-proportioned double bedroom benefits from built-in wardrobe space, offering excellent storage while maintaining a clean and uncluttered feel. A sensibly laid-out bathroom completes a practical and easy-to-live-in home, while a further benefit is access to a partially boarded loft, providing excellent additional storage space.

The current owner has genuinely loved living here, particularly the balance the location offers. With multiple green spaces and nature right on the doorstep, including the nearby river which has been ideal for regular runs and peaceful walks, it has been easy to enjoy the outdoors. At the same time, the property remains conveniently close to city life, offering the best of both worlds.

Further benefits include off-street parking and use of a communal garden, delivering a sense of space and convenience rarely found with properties of this type.

Well suited to first-time buyers, downsizers or buy-to-let investors, this property presents a great opportunity to secure a modern, manageable home in a popular BS5 location, combining comfort, natural light and a highly desirable lifestyle.

SITUATION

Conveniently located with various commuter routes into Bristol city centre, the property is well placed for the local facilities of Hanham, including shops, restaurants and florist. There are pleasant riverside and wooded walks at Conham, Hencliffe Woods and Gover Road nearby. Within two miles of the vibrant Church Road featuring an array of restaurants, cafes and shops. Also within close proximity of the property is local wildlife haven (Nature reserve) Troopers Hill, Dundridge Playing Fields and Conham River.

Tenure: Leasehold (106 years)
Service Charge: £100 per month































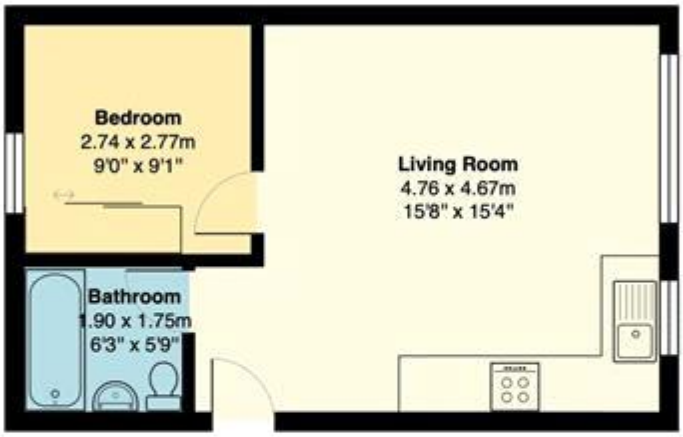






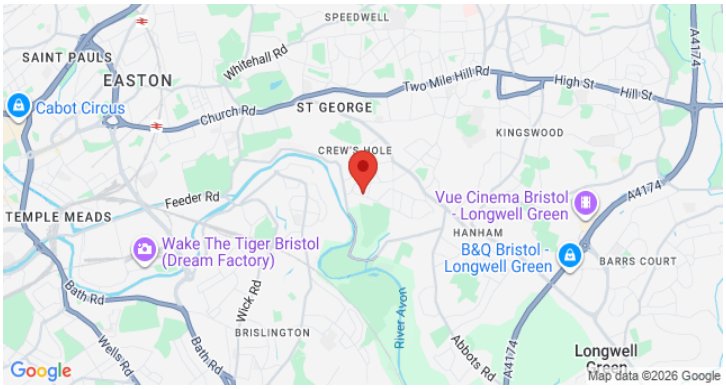


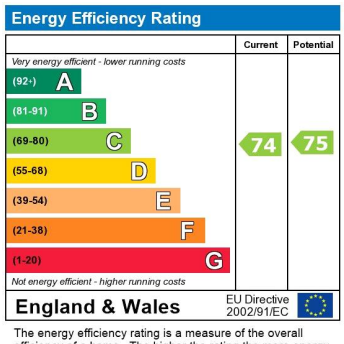
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Total Area: 35.7 m² ... 385 ft²

All measurements are approximate and for display purposes only





The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Viewing by appointment only
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